

13-150

Recording Requested By:

Recording requested by: LSI

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Custom Recording Solutions (3)

2550 N. Redhill Ave.

Santa Ana, CA. 92705

800-756-3524 Ext. 5011 3933520

Escrow: 3933520

**NO TRANSFER  
TAX PAID**

Quitclaim Deed

Know all persons by these presents,

That:

Leonard O. Carver and Rebecca A. Carver

in consideration of zero dollars (\$0.00) whose mailing address is

678 W. River Road, ~~W. River Road~~ Maine 04901 the receipt whereof do

hereby acknowledge, do hereby give, grant, bargain, sell and convey

unto the said:

Leonard O. Carver, an unmarried man

heirs and assigns forever,

See Legal Description attached hereto and made a part thereof

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said heirs and assigns, to and their use and behoof forever.

And do covenant with the said Grantee, heirs and assigns, that shall and will warrant and defend the premises to the said grantee, heirs and assigns forever, against the lawful claims and demands of all persons claiming by, through, or under joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set hand and seal this 10 day of the month of DECEMBER, A.D. 2007.

Dated: DEC 10, 2007

Leonard O. Carver

Leonard O. Carver

Dated: 12/10/07

Rebecca A. Carver

Rebecca A. Carver

Signed, sealed and delivered in presence of

\_\_\_\_\_  
\_\_\_\_\_

THIS DOCUMENT IS FILED FOR RECORD  
BY FIDELITY NATIONAL TITLE INS CO. AS  
AN ACCOMMODATION ONLY. IT HAS  
NOT BEEN EXAMINED AS TO ITS  
EXECUTION OR AS TO ITS EFFECT  
UPON THE TITLE

State of Maine, County of Kennebec ss: DECEMBER 10, 2007

Then personally appeared the above named and acknowledged the foregoing  
instrument to be free act and deed.

Before me,

Shirley E. Jolicoeur

Notary Public

SHIRLEY E. JOLICOEUR

Notary Public, Maine

Printed Name

My Commission Expires December 21, 2010

SEAL

Received Kennebec SS.  
07/02/2008 10:44AM  
# Pages 3 Attest:  
BEVERLY BUSTIN-HATHEWAY  
REGISTER OF DEEDS

APN: 013-150-000

Order ID: 3933520

Loan No.: 181714517

## EXHIBIT A LEGAL DESCRIPTION

The land referred to in this policy is situated in the State of ME, County of KENNEBEC, City of WATERVILLE and described as follows:

The land in Waterville, Kennebec County, State of Maine, more particularly bounded and described as follows, to wit:

A certain lot or parcel of land situated on the Southeasterly side of the West River Road in the City of Waterville, County of Kennebec, State of Maine, bounded and described as follows:

Beginning at an iron pin on the Southeasterly side of the West River Road at the Northwestern corner of land now or formerly of D and R Development, Inc. as recorded in the Kennebec County Registry of Deeds in Book 2652, Page 171. Thence by the following courses and distances:

- 1) N 60 deg 49' E along the Southeasterly side of the West River Road a distance of Two Hundred Seven and 7/10ths (207.7) feet to an angle point.
- 2) N 54 deg 38' E along the Southeasterly side of the West River Road a distance of Twenty-one and 6/10ths (21.6) feet to an iron pin set and land to be conveyed to Arthur and Dolores Roy.
- 3) S 44 deg 00' E along land to be conveyed to said Roy a distance of Twenty-four and 5/10ths (24.5) feet to an iron pin set.
- 4) S 59 deg 26' E along land to be conveyed to said Roy a distance of Thirty-four and 3/10ths (34.3) feet to an iron pin set.
- 5) S 02 deg 11' E along land to be conveyed to said Roy a distance of Two Hundred Twenty-three and 4/10ths (223.4) feet to an iron pin and land of said D and R Development, Inc.
- 6) N 00 deg 22' W along the land of said D and R Development, Inc. a distance of Two Hundred Ninety-two and 2/10ths (292.2) feet to the point of beginning.

The above described parcel of land containing 33,515 square feet or 0.8 acres is a portion of the property conveyed to Marie A. Gurney as recorded in said Registry in Book 1500, Page 41. Reference is made to a Boundary Survey for Arthur and Dolores Roy (revision 2) by Northeast Land Surveys, Inc. dated August 15, 1990. All iron pins set are 5/8" rebar capped PLS No. 1318.

WITH THE APPURTENANCES THERETO.

APN: 013-150-000